



Colonial Road, Birmingham



Property Description

Introducing our three bedroom terraced home on a popular road ready for FIRST TIME BUYERS or INVESTORS!!! This charming property has two reception rooms, THREE DOUBLE BEDROOMS, a family bathroom and a good size garden. With a convenient location and plenty of natural light, this home is sure to impress even the most discerning buyer. Don't miss out on the opportunity to make this beautiful home yours today! CALL NOW ON 0121 742 1725!!!

Lounge

11' 8" x 11' 3" (3.56m x 3.43m)

Double glazed bay window to front elevation, entrance door to front elevation, central heating radiator and laminate flooring.

Dining Room

13' 3" x 11' 8" (4.04m x 3.56m)

Double glazed window to rear elevation, central heating radiator and laminate flooring.

Kitchen

13' 9" x 6' 6" (4.19m x 1.98m)

Double glazed window to side elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, fitted gas hob and oven, tiling to splash prone areas, central heating boiler housed, space and plumbing for washing machine.

Landing

Central heating radiator, storage cupboard and all doors off.

Bedroom One

13' 7" x 11' 3" (4.14m x 3.43m)

Double glazed bay window to front elevation and central heating radiator.

Bedroom Two

10' 6" x 10' 7" (3.20m x 3.23m)

Double glazed window to rear elevation and central heating radiator.

Bedroom Three

17' 9" x 6' 6" (5.41m x 1.98m)

Double glazed window to rear elevation and central heating radiator.

Bathroom

Double glazed window to rear elevation, W.C, wash hand basin, bath, electric shower with glass door, central heating radiator and extractor.

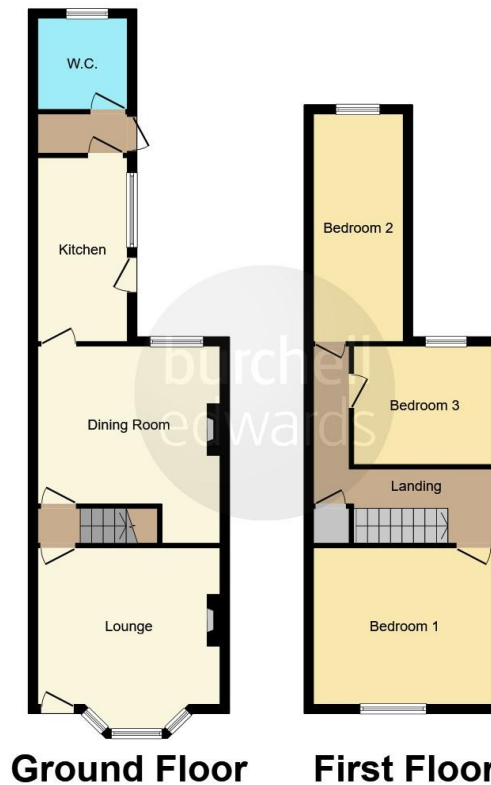
Rear Garden

Slabbed patio, fencing to boundaries and side access to frontage.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Burchell Edwards on

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EPC Rating: E Council Tax
 Band: A

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/SHL211258



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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